

Annual Urban Renewal Report, Fiscal Year 2013 - 2014

Levy Authority Summary

Local Government Name: MANNING
Local Government Number: 14G123

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
MANNING URBAN RENEWAL	14011	2

TIF Debt Outstanding: 480,040

TIF Sp. Rev. Fund Cash Balance as of 07-01-2013:	18,404	0	Amount of 07-01-2013 Cash Balance Restricted for LMI
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TIF Revenue:	70,386
TIF Sp. Revenue Fund Interest:	0
Asset Sales & Loan Repayments:	125,000
Total Revenue:	195,386

Rebate Expenditures:	0
Non-Rebate Expenditures:	179,203
Returned to County Treasurer:	0
Total Expenditures:	179,203

TIF Sp. Rev. Fund Cash Balance as of 06-30-2014:	34,587	0	Amount of 06-30-2014 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance: 266,250**

Urban Renewal Area Data Collection

Local Government Name: MANNING (14G123)
 Urban Renewal Area: MANNING URBAN RENEWAL
 UR Area Number: 14011

UR Area Creation Date: 11/1994

UR Area Purpose: Economic Development. See plan and plan ammendments.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MANNING CITY AG/MANNING SCH/MATF1 UR TIF INCREM	14135	14136	0
MANNING CITY/MANNING SCH/MCTF1 UR TIF INCREM	14137	14138	2,366,675

Urban Renewal Area Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,480	2,184,446	4,024,140	0	0	6,212,066	0	6,212,066
Taxable	0	1,838	2,184,446	4,024,140	0	0	6,210,424	0	6,210,424
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2013:

18,404

0

Amount of 07-01-2013 Cash Balance Restricted for LMI

TIF Revenue: 70,386

TIF Sp. Revenue Fund Interest: 0

Asset Sales & Loan Repayments: 125,000

Total Revenue: 195,386

Rebate Expenditures: 0

Non-Rebate Expenditures: 179,203

Returned to County Treasurer: 0

Total Expenditures: 179,203

TIF Sp. Rev. Fund Cash Balance as of 06-30-2014:

34,587

0

Amount of 06-30-2014 Cash Balance Restricted for LMI

Projects For MANNING URBAN RENEWAL

Enterprise Street

Description:	Construct Enterprise Street
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Main Street Bricks

Description:	Replace Bricks/Sidewalks in Main Street
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Downtown Revitalization

Description:	Match for CDBG Facade Grant
	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Classification:	
Physically Complete:	No
Payments Complete:	No

Ongoing Support-MS

Description:	Ongoing Main Street Support
	Main Street Iowa Program-Iowa Economic Development
Classification:	Authority
Physically Complete:	Yes
Payments Complete:	No

Char-Mac Assisted Living

Description:	Infrastructure for Assisted Living Dev't
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For MANNING URBAN RENEWAL

Enterprise Street Debt

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	105,000
Interest:	7,055
Total:	112,055
Annual Appropriation?:	No
Date Incurred:	05/27/2003
FY of Last Payment:	2015

Main Street Bricks Debt

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	125,000
Interest:	0
Total:	125,000
Annual Appropriation?:	No
Date Incurred:	09/03/2013
FY of Last Payment:	2019

Downtown Revitalization Pymt

Debt/Obligation Type:	Internal Loans
Principal:	110,000
Interest:	0
Total:	110,000
Annual Appropriation?:	No
Date Incurred:	06/18/2013
FY of Last Payment:	2019

Ongoing Support-Main St.

Debt/Obligation Type:	Rebates
Principal:	50,000
Interest:	0
Total:	50,000
Annual Appropriation?:	Yes
Date Incurred:	06/18/2013
FY of Last Payment:	2019

Main Street Bricks--Project

Debt/Obligation Type:	Other Debt
Principal:	82,985
Interest:	0
Total:	82,985
Annual Appropriation?:	No
Date Incurred:	09/03/2013
FY of Last Payment:	2014

Char-Mac Assisted Living

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	09/30/2014
FY of Last Payment:	2031

Rebates For MANNING URBAN RENEWAL

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2014

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TIF Taxing District Data Collection

Local Government Name: MANNING (14G123)
 Urban Renewal Area: MANNING URBAN RENEWAL (14011)
 TIF Taxing District Name: MANNING CITY AG/MANNING SCH/MATF1 UR TIF INCREM
 TIF Taxing District Inc. Number: 14136
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2001
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	11/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	85,380	0	0	0	0

FY 2014 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MANNING (14G123)
 Urban Renewal Area: MANNING URBAN RENEWAL (14011)
 TIF Taxing District Name: MANNING CITY/MANNING SCH/MCTF1 UR TIF INCREM
 TIF Taxing District Inc. Number: 14138
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2001
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	11/1994

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,480	2,184,446	4,024,140	0	0	6,212,066	0	6,212,066
Taxable	0	1,838	2,184,446	4,024,140	0	0	6,210,424	0	6,210,424
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	3,738,436	2,473,630	2,366,675	106,955	3,181

FY 2014 TIF Revenue Received: 70,386